

66-80-04-02-002-

1105 RIX MILLS RD

66-90-04-23-001



EARL R. DONAKER
PROFESSIONAL SURVEYOR
LANDMARK SURVEYS

727 Cambridge Road
Coshocton, Ohio 43812

1-800-842-3264
(614) 623-0993

DAISY J BRAND 30.000 Ac. Parcels: 66-80-04-02, 66-90-04-23-001

Being 30.000 acres, more or less, 24.970 acres, more or less, part of parcel 66-80-04-02, in Lot 6, and 5.030 acres, more or less, part of parcel 66-90-04-23-001, in Lot 7, in the fourth quarter of township 1 north, range 5 west, United States Military Lands, and in the township of Union, in the county of Muskingum, in the state of Ohio and more particularly described as follows:

Commencing at a 5/8" steel pin found at the northwest corner of Lot 7;

thence, with the lot line S.00°31'40"E. 488.61' to a point on the centerline of Rix Mills Road, C.R. 55, said point being the TRUE POINT OF BEGINNING;

thence, with the centerline of Rix Mills Road, C.R. 55, the following 5 courses:

1. thence, S.54°01'39"E. 46.05' to a point;
2. thence, S.49°55'37"E. 84.36' to a point;
3. thence, S.45°07'03"E. 126.82' to a point;
4. thence, S.41°55'23"E. 184.62' to a point;
5. thence, S.36°21'03"E. 90.75' to a point;

thence, through the property of Daisy J. Brand, 880/112, S.35°12'35"W. 21.08' to a 5/8" steel pin set;

thence, with the property line of Cheryl and Melvin David Bennett Jr., 619/65 the following 2 courses;

1. thence, continuing S.35°12'35"W. 189.48' to a 5/8" steel pin set;
2. thence, S.54°47'25"E. 147.50' to a 5/8" steel pin set on the right-of-way line of Wilderness Lane, T-201;

thence, through the property of Daisy J. Brand, 880/112, S.54°47'25"E. 20.00' to a point on the centerline of Wilderness Lane;

thence, with the centerline of Wilderness Lane, S.35°12'35"W. 234.68' to a point;

thence, with the property line of Bula Dickson, 623/173, the following 3 courses;

1. thence, S.88°10'53"W. 24.93' to a 5/8" steel pin set;
2. thence, continuing S.88°10'53"W. 216.34' to a 5/8" steel pin set on the lot line;
3. thence, S.89°29'14"W. 1455.14' to a 5/8" steel pin set;

thence, through the property of Daisy J. Brand, 880/112, the following 3 courses;

1. thence, N.36°41'47"E. 1288.88' to a 5/8" steel pin set;
2. thence, N.37°56'46"E. 175.00' to a 5/8" steel pin set;
3. thence, continuing N.37°56'46"E. 25.00' to a point in Rix Mills Road, C.R. 55;

continued

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thence, with the centerline of Rix Mills Road, C.R. 55, the following 5 courses:

1. thence, S.30°15'00"E. 16.38' to a point;
2. thence, S.46°15'16"E. 93.78' to a point;
3. thence, S.59°27'58"E. 95.92' to a point;
4. thence, S.63°16'16"E. 53.59' to a point;
5. thence, S.63°59'52"E. 254.45' to a point;
6. thence, S.62°04'36"E. 120.56' to a point;
7. thence, S.54°01'39"E. 15.29' to the TRUE POINT OF BEGINNING, containing 30.000 acres, more or less, including public road right-of-way and is subject to all easements, rights-of-way, or restrictions, whether recorded or implied.

Bearings are based on Deed Book 1038, page 385.
All 5/8" steel pins set are 30" long.

Prior deeds: 880/112.

Pertinent documents: tax maps: 66-80, 66-90, 66-50, 66-60; Deeds: 880/112, 623/172, 982/498, 627/136, 1030/385, 564/310, 619/65, 560/377, 678/326, 596/201, 681/272, 906/153; surveys by: W.J. Biedenbach, and L. Peter Dinan.

Description and plat by Landmark Surveys, Earl R. Donaker, Professional Surveyor, #7142, from a survey of the premises in the month of May, in the year of our Lord one thousand nine hundred and ninety-one.

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY J. L. Nank
5-16-91

**OFFICE COPY
NOT RECORDABLE**

IS PROPERTY IS SUBJECT TO
EASEMENTS, RIGHTS-OF-WAY,
RESTRICTIONS, WHETHER
CORDED OR IMPLIED.

727 Cambridge Road
Coshocton, Ohio 43812

LANDMARK SURVEYS

Earl R. Donaker, P. S.
tel: (614) 623-0993
1-800-842-3264

SCALE: 1"=200'
ORIGINAL PLAT LXXV

Pertinent documents: tax maps:
66-80, 66-90, 66-50, 66-60;

Deeds: 880/112, 623/172, 982/498
627/136, 1030/385, 564/310, 619/65,
560/377, 678/326, 596/201, 681/272,
906/153;

Surveys by: W.J. Biedenbach, and
L. Peter Dinon.

Bearings are based on
D.B. 1038, p. 385

○ - All 5/8" steel pins
set are 30" long.

□ - 3/4" water pipe found

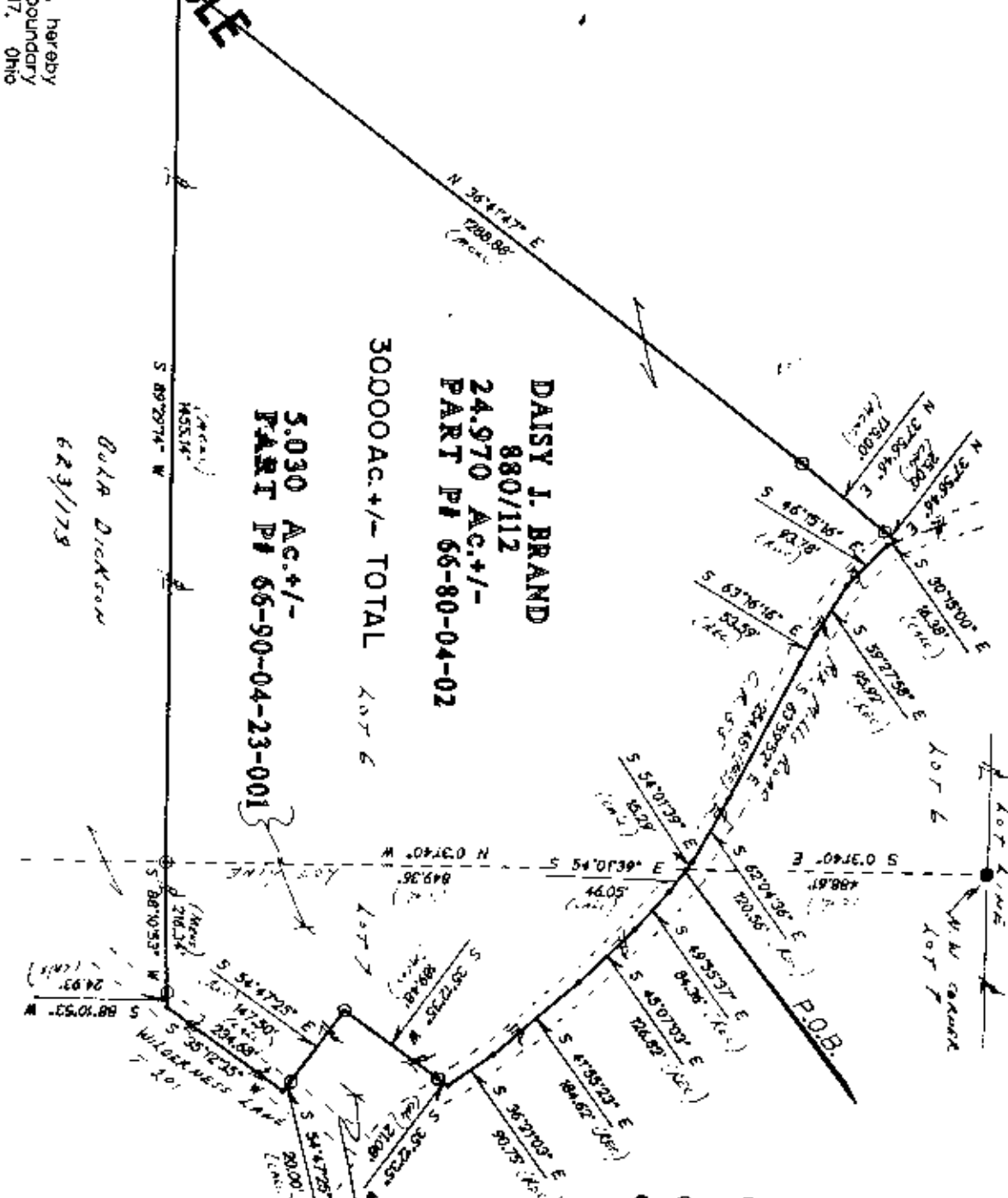
● - 5/8" steel pin found

DAISY J. BRAND
880/112
24.970 AC. +/-
PART P# 66-80-04-02
30000 AC. +/- TOTAL LOT 6

5.030 AC. +/-
PART P# 66-90-04-23-001

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY *[Signature]*
5-16-91

CHEERY & MELVIN
DAVID BENNETT, JR.
6/9/65
"SEE PLAT THIS DATE"



Book & Dickson
623/172

DAISY J. BRAND	880/112
ACRES +/-: 30.000	
LOTS: 6 & 7	
4 QUARTER, T. 1 N., R. 5 W.,	
UNITED STATES MILITARY LANDS,	
TOWNSHIP: UNION	
COUNTY: MUSKINGUM	OHIO
Date: MAY	1991

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Examine map the old landmark. Surveyed 28.10